Essential Services – Fire Department

Fire Burn Building		6		•	6007
Fire Drill Tower		•	•	•	6004
Fire HQ - Police/Fire Training	•	•	• .	•	6002
Fire Logistics	. •	•		•	6003
Fire Props Storage				•	6006
Fire HQ Site					60
Fire Station #1 - Downtown					402
Fire Station #1 Site	•			•	40
Fire Station #2 - Whiteaker					6001
Fire Station #2 Site					6001
Fire Station #6 - Willakenzie	•				6101
Fire Station #6 Site	•	•	•	•	61
Fire Station #7 - Bethel	•		•	• ,	1401
Fire Station #7 Site		•	•		14
Fire Station #8 - Danebo		•	•		1501
Fire Station #8 Site	•			•	15
Fire Station #9 - Valley River	•		•	•	1601
Fire Station #9 Site	•	•	•	•	16
Fire Station #10 - Bailey Hill	•	•		•	2201
Fire Station #10 Site	•	•	•	•	22
Fire Station #11 - Santa Clara	•	•	•	•	6201
Fire Station #11 Site	•	•	•	•	62
Fire Station #13 - University	•	•	•	•	1001
Fire Station #13 Site	•		•	•	10
Fire Station #15 - South Hills	•	•	•	•	1201
Fire Station #15 Site	•	•	•	•	12

s Allend service

City of Eugene			COMET4 FCI Report	Report				Report Date: 08 Oct 2010	1 Oct 2010
Eugene, OR			FCI Report	ort					
Facility Name	Gross Area(Sq.Ft.)	Year	Last	Function	Blďg. No.	Repair Cost Excluded	Total Current Repair Cost	Replacement Value	FCI %
						C#	\$1,400,467	\$67,573,985	2.07%
City of Eugene						9	0\$	\$26,743,939	0.00%
Fire HQ - Police/Fire Training	197.01				6005	9	- CS	\$4,983,038	0.00%
911: Central Lane Comms	12,704	2002			6007	9	0\$	\$950,631	0.00%
Fire Bum Building	7,004	100			6004	0\$	80	\$1,973,861	0.00%
Fire Drill Tower	, ,	1008			6002	O\$	90	\$11,403,364	%00.0
Fire HQ - Police/Fire Training	499 801	1000			!	9	0\$	\$3,140,668	%00'0
Fire HQ Site	100,654	1008			6003	O\$	0\$	\$4,081,436	0.00%
Fire Logistics Building	700,77	0000			9009	OS	0\$	\$210,941	0.00%
Fire Prop Storage Building	1,720	7007				Ç.	\$8.297	\$10,295,360	0.08%
Fire Station 01 - Downtown	0000	000			707	G 6	\$8.297	\$9.710.403	0.09%
Fire Station 01 - Building	28,350	2002			,	OS CS	08	\$584,957	0.00%
Fire Station 01 Site	558,55	2007				S	\$17.266	\$8.551,717	0.20%
Fire Station 02 - Whiteaker		7			8001	9	\$17.268	\$7,958,032	0.22%
Fire Station 02 - Building	23,332	989			3	\$	04	\$593.685	0.00%
Fire Station 02 Site	99,712	1888				\$	Ç. ₩	\$4 184 438	0.00%
Fire Station 06 - Willakenzie					7070	9 6	2	\$3.814.200	%000
Fire Station 06 - Building	11,738	1998			5	Ş	3 8	\$370.238	%00.0
Fire Station 06 Site	62,509	1998				9 6	944.246	\$946.610	4 37%
Fire Station 07 - Bethel			;		,	9 6	644,040	010,010	7 82%
Fire Station 07 - Building	2,662	1970	1998		1401	<u> </u>	941,340	#630,069 #87.021	4.02%
Fire Station 07 Site	8,538	1970				O 6	9 00 00	901,921	0.00 %
Fire Station 08 - Danebo			į	•	70.7	9	\$191,388	\$2,241,233	0.04% 8 00%
Fire Station 08 - Building	6,329	1968	2008		1061	O G	661,001¢	\$4,00£,44£	2.50%
Fire Station 08 Site	19,929	1972				Q (45,455	87 000 03	2.0.7
Fire Station 09 - Valley River					•	O# (150,025¢	42,000,010	200
Fire Station 09 - Building	7,825	1976	1994		1601	9	\$223,325	\$2,097,909 500,000	0.000%
Fire Station 09 Site	43,735	1976				2	71 / 064	-16'70Z¢	700.74
Fire Station 10 - Bailey Hill						0\$	\$407,524	91,952,050 01,000	20.88%
Fire Station 10 - Building	5,438	1982			2201	Q	\$407,524	\$1,809,736	22.52%
Fire Station 10 Site	22,923	1982				\$	OS.	\$142,324	%00.0
Tire Station 11 - Santa Clara							S	\$5,712,276	%00.0
Fire Station 11 - Building	16.093	2005			6201	\$0	\$0	\$5,484,876	0.00%
Fire Chation 11 Cite	65.909	2005				\$0	\$0	\$227,400	0.00%
The Oldinol II old						\$0	\$108,873	\$1,928,347	5.65%
Fire Station 13 - University	4 988	1949	1996		1001	80	\$91,707	\$1,655,591	5.54%
Fire Station 13 - Building	11 463	1049				0\$	\$17,166	\$272,756	6.29%
Tire Ordinal 15 Olde		?				\$	\$305,736	\$2,217,107	13.79%
	A 188	1964			1201	8	\$303,332	\$2,066,203	14.68%
Fire Station 15 Sta	16.007	1964				\$	\$2,404	\$150,904	1.59%
	•								

COMET4 Facility Report Facility Executive Summary Report

Eugene, OR

Facility: \Fire HQ - Police/Fire Training\Fire HQ Site

Attributes: Building Use Classification

Miscellaneous E - Essential

Department

FIRE

General Information:

Function:

Year Built:

1998

Gross Area:

499,801 S.F.

Last Renovation:

Report Date: 08 Oct 2010

Facility Description:

Current Repair Cost: \$0.00

Replacement Cost: \$3,140,668.00

FCI: 0.00%

Building Condition:

								Calc					
		Unit of						Next	Next				
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	C1%	Deficiency\$	Replacement Value	FCI%
Total	\$6.28	S.F.	499,801	110	\$3,454,734	40	1998	1998		66	0	\$3,140,668	
Building Sitework	\$6.28	S.F.	499,801	110	\$3,454,734	40	1998	1998		66		\$3,140,668	
Site Improvements	\$2.75	S.F.	499,801	110	\$1,514,298	26	1998	2018		53		\$1,376,635	
Roadways	\$1.29	S.F.	192,193	110	\$271,813	20	1998	2018		40		\$247,103	
Parking Lots	\$1.30	S.F.	192,193	110	\$274,973	20	1998	2018		40		\$249,976	
Pedestrian Paving	\$11.56	Ş.F.	70,409	110	\$895,038	30	1998	2028		60		\$813,671	
Site Development	\$0.13	S.F.	499,801	110	\$72,474	30	1998	2028		60		\$65,885	
Fence & Guardrails	\$23.05	L.F.	2,858	110	\$72,474	30	1998	2028		60		\$65,885	
Site Mechanical Utilities	\$3.53	S.F.	499,801	110	\$1,940,436	50	1998	1998		76		\$1,764,033	
Oil Interceptor	\$0.64	S.F.	499,801	110	\$353,427	50	1998	2048		76		\$321,297	
Water Supply	\$67.87	L.F.	4,000	110	\$298,641	50	1998	2048		76		\$271,492	
Sanitary Sewer	\$104.04	L.F.	997	110	\$114,097	50	1998	2048		76		\$103,725	
Storm Sewer	\$201.57	L.F.	5,296	110	\$1,174,271	50	1998	2048		76		\$1,067,519	
Fuel Distribution			0	0		0	1998	1998					
Site Electrical Utilities			0			0	0						
Site Lighting			0	0		0	1998	1998					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total							•		\$640,647		
Building Sitework									\$640,647		
Site Improvements									\$640,647		
Roadways									\$318,472		
Parking Lots									\$322,175		
Pedestrian Paving											
Site Development											
Fence & Guardrails											
Site Mechanical Utilities											
Oil Interceptor							·				
Water Supply											
Sanitary Sewer											
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting			Ì								

COMET4 Facility Report Facility Executive Summary Report

Eugene, OR

Facility: \Fire HQ - Police/Fire Training\Fire HQ Site (continued)

Deficiency Sheet:

*** No Deficiencies Found ***

Report Date: 08 Oct 2010

COMET4 Facility Report Facility Executive Summary Report

Facility: \Fire Station 01 - Downtown\Fire Station 01 Site

Eugene, OR

Attributes: Building Use

Fire Stations

Classification Department

E - Essential **FIRE**

General Information: Function:

Year Built:

2005

Report Date: 08 Oct 2010

Gross Area:

33,833 S.F.

Last Renovation:

Facility Description:

Fire Station #1, Downtown Eugene, is located at 1320 Willamette in Eugene, OR. The site was constructed in 2005. The site consists of one building which houses Fire Department employees and apparatus. The site itself is in excellent condition.

Current Repair Cost: \$0.00

Replacement Cost: \$584,957.00

FCI: 0.00%

Building Condition:

								Calc					l
		Unit of						Next	Next				i
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$17.29	S.F.	33,833	102	\$595,829	37	2005	2005		85	0	\$584,957	
Building Sitework	\$17.29	S.F.	33,833	102	\$595,829	37	2005	2005		85		\$584,957	
Site Improvements	\$11.45	S.F.	33,833	98	\$378,578	30	2005	2025		81		\$387,456	
Roadways	\$1.27	S.F.	33,833	110	\$47,137	20	2005	2025		75		\$42,852	
Parking Lots	\$1.29	S.F.	33,833	110	\$48,077	20	2005	2025		75		\$43,706	
Pedestrian Paving	\$5.61	S.F.	33,833	110	\$208,711	30	2005	2035		83		\$189,737	
Site Development	\$1.63	S.F.	33,833	110	\$60,646	30	2005	2035		83		\$55,133	
Fence & Guardrails	\$1.63	S.F.	33,833	110	\$60,646	30	2005	2035		83		\$55,133	
Landscaping	\$1.66	S.F.	33,833	25	\$14,007	100	2005	2105		95		\$56,028	
Site Mechanical Utilities	\$5.84	S.F.	33,833	110	\$217,251	50	2005	2005		90		\$197,501	
Water Supply	\$0.95	S.F.	33,833	110	\$35,469	50	2005	2055		90		\$32,245	
Oil Interceptor	\$1.60	S.F.	33,833	110	\$59,433	50	2005	2055		90		\$54,030	
Sanitary Sewer	\$1.34	S.F.	33,833	110	\$49,730	50	2005	2055		90		\$45,209	
Storm Sewer	\$1.95	S.F.	33,833	110	\$72,619	50	2005	. 2055		90		\$66,017	
Fuel Distribution			33,833	0		. 0	2005	2005					
Site Electrical Utilities		S.F.	33,833			0	2005	2005					
Site Lighting			33,833	0		0	2005	2005					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total											
Building Sitework											
Site Improvements											
Roadways											
Parking Lots											
Pedestrian Paving				1							
Site Development											
Fence & Guardrails											
Landscaping											
Site Mechanical Utilities			i								
Water Supply											
Oil Interceptor											
Sanitary Sewer			l								
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities				1							
Site Lighting			1								

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 01 - Downtown\Fire Station 01 Site (continued)

Deficiency Sheet:

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 02 - Whiteaker\ Fire Station 02 Site

Attributes: Building Use

Fire Stations

Classification Department

E - Essential FIRE

General Information: Function:

Year Built:

1998

Gross Area:

99,712 S.F.

Last Renovation:

Facility Description:

Fire Station #2, Whiteaker, is located at 1725 West 2nd Ave in Eugene, OR. The site was constructed in 1998. The site consists of one building which houses the Fire Department employees and apparatus. The site itself is in excellent condition.

Current Repair Cost: \$0.00

Replacement Cost: \$593,685.00

Building Condition:

								Calc					
		Unit of						Next	Next				1
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewai	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$5.95	S.F.	99,712	110	\$653,055	43	1998	1998	2011	69	0	\$593,685	
Building Sitework	\$5.95	S.F.	99,712	110	\$653,055	43	1998	1998	2011	69		\$593,685	
Site Improvements	\$1.75	S.F.	99,712	110	\$191,970	27	1998	2018	2011	51		\$174,517	
Roadways	\$1.28	Ş.F.	20,270	110	\$28,594	20	1998	2018		40		\$25,994	
Parking Lots	\$1.31	S.F.	20,270	110	\$29,164	20	1998	2018		40		\$26,513	
Pedestrian Paving	\$11.55	S.F.	9,805	110	\$124,601	30	1998	2028		60		\$113,273	
Site Development	\$0.09	S.F.	99,712	110	\$9,611	30	1998	2028	2011	3		\$8,737	
Fence & Guardrails	\$23.05	L.F.	379	110	\$9,611	30	1998	2028	2011	3		\$8,737	
Site Mechanical Utilities	\$4.20	S.F.	99,712	110	\$461,085	50	1998	1998		76		\$419,168	
Water Supply	\$67.87	L.F.	497	110	\$37,106	50	1998	2048		76		\$33,733	
Oil Interceptor	\$0.41	S.F.	99,712	110	\$44,684	50	1998	2048		76		\$40,621	
Sanitary Sewer	\$104.04	L.F.	311	110	\$35,591	50	1998	2048		76		\$32,356	
Storm Sewer	\$201.59	L.F.	1,550	110	\$343,704	50	1998	2048		76		\$312,458	
Fuel Distribution			99,712	0		0	1998	1998					
Site Electrical Utilities		Ş.F.	99,712			0	1998	1998					
Site Lighting		·	99,712	0		0	1998	1998					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total		\$9,803							\$67,672		
Building Sitework		\$9,803							\$67,672		
Site Improvements		\$9,803							\$67,672		
Roadways				-					\$33,502		
Parking Lots									\$34,170		
Pedestrian Paving											
Site Development		\$9,803									
Fence & Guardrails		\$9,803									
Site Mechanical Utilities											
Water Supply											
Oil Interceptor											
Sanitary Sewer											
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting											

COMET4 Facility Report Facility Executive Summary Report

Eugene, OR

Facility: \Fire Station 02 - Whiteaker\ Fire Station 02 Site (continued)

Deficiency Sheet:

*** No Deficiencies Found ***

Report Date: 08 Oct 2010

COMET4 Facility Report Facility Executive Summary Report

Eugene, OR

Facility: \Fire Station 06 - Willakenzie\ Fire Station 06 Site

Attributes: Building Use

Fire Stations E - Essential

Classification Department

FIRE

General Information:

Function:

Year Built:

1998

Report Date: 08 Oct 2010

Gross Area:

62,509 S.F.

Last Renovation:

Facility Description:

Fire Station #6, Willikenzie/Shelton, is located at 2435 Willakenzie in Eugene, OR. The site was constructed in 1998.

The site consists of one building which houses the Fire Department employees and apparatus. The site itself is in excellent condition.

Current Repair Cost: \$0.00

Replacement Cost: \$370,238.00

FCI: 0.00%

Building Condition:

								Calc					
		Unit of						Next	Next				1
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$5.92	S.F.	62,509	110	\$407,262	44	1998	1998	2011	69	0	\$370,239	
Building Sitework	\$5.92	S.F.	62,509	110	\$407,262	44	1998	1998	2011	69		\$370,239	
Site Improvements	\$1.63	S.F.	62,509	110	\$112,204	29	1998	2018	2011	50		\$102,004	
Roadways	\$1.28	S.F.	5,799	110	\$8,180	20	1998	2018		40		\$7,437	
Parking Lots	\$1.31	S.F.	5,788	110	\$8,328	20	1998	2018		40		\$7,571	
Pedestrian Paving	\$11.55	S.F.	6,379	110	\$81,064	30	1998	2028		60		\$73,694	
Site Development	\$0.21	S.F.	62,509	110	\$14,632	30	1998	2028	2011	3		\$13,302	
Fence & Guardrails	\$23.05	L.F.	577	110	\$14,632	30	1998	2028	2011	3		\$13,302	
Site Mechanical Utilities	\$4.29	S.F.	62,509	110	\$295,058	50	1998	1998		76		\$268,235	
Water Supply	\$67.87	L.F.	500	110	\$37,331	50	1998	2048		76		\$33,937	
Oil Interceptor	\$1.30	S.F.	62,509	110	\$89,638	50	1998	2048		76		\$81,489	
Sanitary Sewer	\$104.04	L.F.	500	110	\$57,223	50	1998	2048		76		\$52,021	
Storm Sewer	\$201.58	L.F.	500	110	\$110,866	50	1998	2048		76		\$100,788	
Fuel Distribution			62,509	0		0	1998	1998					
Site Electrical Utilities		S.F.	62,509			0	1998	1998					
Site Lighting			62,509	0		0	1998	1998					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total		\$14,924							\$19,342		
Bullding Sitework		\$14,924							\$19,342		
Site Improvements		\$14,924							\$19,342		
Roadways									\$9,585	11.1.1	
Parking Lots									\$9,757		
Pedestrian Paving											
Site Development		\$14,924	•								
Fence & Guardrails		\$14,924					-				
Site Mechanical Utilities					i .						
Water Supply											
Oil Interceptor											
Sanitary Sewer											
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting											

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 06 - Willakenzie\ Fire Station 06 Site (continued)

Deficiency Sheet:

COMET4 Facility Report Facility Executive Summary Report

Facility: \Fire Station 07 - Bethel\Fire Station 07 Site

Attributes:

Eugene, OR

Building Use

Fire Stations

Classification Department

E - Essential **FIRE**

General Information: Function:

Year Built:

1970

Report Date: 08 Oct 2010

Gross Area:

8,538 S.F.

Last Renovation:

Facility Description:

Fire Station #7, Bethel, is located at 4664 Barager Drive in Eugene, OR. The site was constructed in 1970.

The site consists of one building which houses the Fire Department employees and apparatus. The site itself is in good condition.

Current Repair Cost: \$0.00

Replacement Cost: \$87,921.00

FCI: 0.00%

Building Condition:

								Calc					
		Unit of						Next	Next				1
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$10.30	S.F.	8,538	110	\$96,715	45	1970	1970	2013	17	0	\$87,923	
Building Sitework	\$10.30	S.F.	8,538	110	\$96,715	45	1970	1970	2013	17		\$87,923	$\overline{}$
Site Improvements	\$2.71	S.F.	8,538	110	\$25,494	29	1970	1990	2013	10		\$23,176	
Roadways	\$0.86	S.F.	962	110	\$908	20	1970	1990	2013	15		\$825	
Parking Lots	\$0.87	S.F.	962	110	\$926	20	1970	1990	2013	15		\$842	
Pedestrian Paving	\$7.73	S.F.	2,514	110	\$21,370	30	1970	2000	2013	10		\$19,427	
Site Development	\$0,24	S.F.	8,538	110	\$2,290	30	1970	2000	2013	10		\$2,082	
Fence & Guardrails	\$15.42	L.F.	135	110	\$2,290	30	1970	2000	2013	10		\$2,082	
Site Mechanical Utilities	\$7.58	S.F.	8,538	110	\$71,221	50	1970	1970		20		\$64,747	
Water Supply	\$45.41	L.F.	150	110	\$7,493	50	1970	2020		20		\$6,812	
Oil Interceptor	\$3.19	S.F.	8,538	110	\$29,994	50	1970	2020		20		\$27,267	
Sanitary Sewer	\$69.60	L.F.	150	110	\$11,485	50	1970	2020		20		\$10,441	
Storm Sewer	\$134.84	L.F.	150	110	\$22,249	50	1970	2020		20		\$20,227	
Fuel Distribution			8,538	0		0	1970	1970					
Site Electrical Utilities		S.F.	8,538			0	1970	1970					
Site Lighting			8,538	0		0	1970	1970					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total				\$27,053							\$86,818
Building Sitework				\$27,053							\$86,818
Site Improvements				\$27,053							
Roadways				\$963							
Parking Lots				\$982							
Pedestrian Paving				\$22,678							
Site Development				\$2,430							
Fence & Guardrails				\$2,430							
Site Mechanical Utilities											\$86,818
Water Supply											\$9,134
Oil Interceptor					-						\$36,562
Sanitary Sewer									l		\$14,000
Storm Sewer											\$27,122
Fuel Distribution											
Site Electrical Utilities									1		
Site Lighting											

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 07 - Bethel\Fire Station 07 Site (continued)

Deficiency Sheet:

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 08 - Danebo\Fire Station 08 Site

Attributes:

Building Use

Fire Stations

Classification **Department**

E - Essential

FIRE

General Information:

Function:

Year Built:

1972

Gross Area:

19,929 S.F.

Last Renovation:

Facility Description:

Fire Station #8, Danebo, is located at 500 Berntzen Road in Eugene, OR. The site was constructed in 1972.

The site consists of one building which houses the Fire Department employees and apparatus. The asphalt paving and drive lanes have deteriorated and should be repaired, resurfaced, and painted. The site is in good condition otherwise.

Current Repair Cost: \$5,233.00

Replacement Cost: \$149,013.00

FCI: 3.51%

Building Condition:

								Calc					
		Unit of						Next	Next		:		İ
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$7.48	S.F.	19,929	108	\$160,890	43	1977	1972	2012	44	\$5,233	\$149,011	4
Building Sitework	\$7.48	S.F.	19,929	108	\$160,890	43	1977	1972	2012	44	\$5,233	\$149,011	4
Site Improvements	\$2.63	S.F.	19,929	110	\$57,638	30	2008	2002	2012	80	\$5,233	\$52,397	10
Roadways	\$1.29	S.F.	3,862	110	\$5,462	30	2009	2039		97		\$4,965	
Parking Lots	\$1.32	S.F.	3,862	110	\$5,589	30	2009	2039		97		\$5,081	
Pedestrian Paving	\$11.56	S.F.	2,819	110	\$35,835	30	2009	2039		97	\$5,233	\$32,577	16
Site Development	\$0.49	S.F.	19,929	110	\$10,752	30	1972	2002	2012	7		\$9,774	
Fence & Guardrails	\$23.05	L.F.	424	110	\$10,752	30	1972	2002	2012	7		\$9,774	
Site Mechanical Utilities	\$4.85	S.F.	19,929	107	\$103,252	50	1972	1972		24		\$96,614	
Water Supply	\$67.87	L.F.	150	110	\$11,199	50	1972	2022		24		\$10,181	
Oil Inteceptor	\$2.04	S.F.	19,929	110	\$44,650	50	1972	2022		24		\$40,591	
Sanitary Sewer	\$104.04	L.F.	150	110	\$17,167	50	1972	2022		24		\$15,606	
Storm Sewer	\$201.58	L.F.	150	0	\$30,236	50	1972	2022		24		\$30,236	
Fuel Distribution			19,929	0		0	1972	1972					
Site Electrical Utilities		S.F.	19,929			0	1972	1972				7	
Site Lighting			19,929	0		0	1972	1972					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total	\$5,232		\$11,186	* *****							
Building Sitework	\$5,232		\$11,186								
Site Improvements	\$5,232		\$11,186								
Roadways											
Parking Lots			·								
Pedestrian Paving	\$5,232								· ·		
Site Development			\$11,186		1.						
Fence & Guardrails			\$11,186								
Site Mechanical Utilities											
Water Supply											
Oil Inteceptor											
Sanitary Sewer											
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting											

COMET4 Facility Report **Facility Executive Summary Report**

Report Date: 08 Oct 2010

Eugene, OR

Facility: \Fire Station 08 - Danebo\Fire Station 08 Site (continued)

Deficiency Sheet:

Deficiency:

G2030 **Pedestrian Paving**

Assembly: System:

Material: Distress:

Category: Correction:

Note:

Pedestrian Paving Beyond Useful Life Capital Renewal Replace concrete slab

Patio slab needs replaced. From '04 FCR.

Surveyor/Update: Priority: Quantity:

Meredith K Fox

300

Thu, 21-Jan-2010

Raw Cost \$3,500.00 \$0.00 Plus or (Minus) Additional Cost \$3,500.00 **Total Estimated Amount**

Estimates:

COMET4 Facility Report Facility Executive Summary Report

Eugene, OR

Facility: \Fire Station 09 - Valley River\Fire Station 09 Site

Attributes:

Building Use

Fire Stations E - Essential

Classification Department

FIRE

General Information:

Function: Gross Area:

43,735 S.F.

Year Built:

Last Renovation:

1976

Report Date: 08 Oct 2010

Facility Description:

Fire Station #9 Site, Valley River, is located at 697 Goodpasture Island Road in Eugene, OR. The site was originally constructed

The site consists of one building that houses the Fire Department employees and apparatus. The site itself is in good condition.

Current Repair Cost: \$96,712.00

Replacement Cost: \$202,917.00

FCI: 47.66%

Building Condition:

								Calc			,		
		Unit of						Next	Next				İ
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$4.64	Ş.F.	43,735	110	\$223,208	38	1976	1976	2010	29	\$96,712	\$202,916	48
Building Sitework	\$4.64	Ş.F.	43,735	110	\$223,208	38	1976	1976	2010	29	\$96,712	\$202,916	48
Site Improvements	\$2.43	S.F.	43,735	110	\$116,897	27	1976	1996	2010	13	\$96,712	\$106,270	91
Roadways	\$1.29	S.F.	12,048	110	\$17,039	20	1976	1996	2010		\$17,039	\$15,490	110
Parking Lots	\$1.32	S.F.	12,048	110	\$17,435	20	1976	1996	2010		\$17,435	\$15,850	110
Pedestrian Paving	\$11.56	S.F.	4,896	110	\$62,238	30	1976	2006	2010		\$62,238	\$56,580	110
Site Development	\$0.42	S.F.	43,735	110	\$20,185	30	1976	2006	2014	13		\$18,350	
Fence & Guardrails	\$23.05	L.F.	796	110	\$20,185	30	1976	2006	2014	13		\$18,350	
Site Mechanical Utilities	\$2.21	S.F.	43,735	110	\$106,311	50	1976	1976		32		\$96,646	
Water Supply	\$67.87	L.F.	150	110	\$11,199	50	1976	2026		32		\$10,181	
Oil Interceptor	\$0.93	S.F.	43,735	110	\$44,685	50	1976	2026		32		\$40,623	
Sanitary Sewer	\$104.04	L.F.	150	110	\$17,167	50	1976	2026		32		\$15,606	
Storm Sewer	\$201.58	L.F.	150	110	\$33,260	50	1976	2026		32		\$30,236	
Fuel Distribution			43,735	0		0	1976	1976					
Site Electrical Utilities		S.F.	43,735		-	0	1976	1976					
Site Lighting			43,735	0		0	1976	1976					

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total	\$96,712				\$21,849						
Building Sitework	\$96,712				\$21,849						
Site Improvements	\$96,712				\$21,849						
Roadways	\$17,039										
Parking Lots	\$17,435										
Pedestrian Paving	\$62,238										
Site Development					\$21,849						
Fence & Guardrails					\$21,849						
Site Mechanical Utilities											
Water Supply			1								
Oil Interceptor											
Sanitary Sewer											
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting											

COMET4 Facility Report Facility Executive Summary Report Eugene, OR

Facility: \Fire Station 09 - Valley River\Fire Station 09 Site (continued)

Deficiency Sheet:

Deficiency:

Assembly:

System:

Material:

Distress: Category:

Correction: Note:

System **Beyond Useful Life**

Deferred Maintenance Renew System

G2010

Roadways

Estimates:

G2020

Assembly: System:

Deficiency:

Parking Lots System

G2030

System

Pedestrian Paving

Beyond Useful Life

Renew System

Deferred Maintenance

Beyond Useful Life

Renew System

Deferred Maintenance

Material: Distress:

Category: Correction:

Note:

Estimates:

Deficiency:

Assembly: System:

Material:

Distress:

Category:

Correction:

Note:

Estimates:

Surveyor/Update:

Priority: Quantity: Meredith K Fox

Raw Cost

Plus or (Minus) Additional Cost **Total Estimated Amount**

\$11,397.41

\$11,397.41

\$0.00

Report Date: 08 Oct 2010

Fri, 22-Jan-2010

Surveyor/Update:

Priority: Quantity: 3

Meredith K Fox Fri, 22-Jan-2010

Raw Cost Plus or (Minus) Additional Cost **Total Estimated Amount**

\$0.00 \$11,662.46

\$11,662.46

Surveyor/Update:

Priority: Quantity: Meredith K Fox

1

Fri, 22-Jan-2010

Raw Cost Plus or (Minus) Additional Cost \$41,630.69 \$0.00 \$41,630.69

Total Estimated Amount

COMET4 Facility Report Facility Executive Summary Report

Facility: \Fire Station 10 - Bailey Hill\Fire Station 10 Site

Attributes:

Eugene, OR

Building Use

Fire Stations

Classification

E - Essential

Department

FIRE

General Information: Function:

Year Built:

1982

Report Date: 08 Oct 2010

Gross Area:

22,923 S.F.

Last Renovation:

Facility Description:

Fire Station 10 is located at 2002 Bailey Hill Road, in Eugene OR. The 22,923 sq. ft. site is used as Firefighter living quarters and houses department fire fighting apparatus. The property is partially fenced. The driveways and parking lots are asphalt and concrete pads. The asphalt parking surface, concrete, and fencing appear in good condition.

Current Repair Cost: \$0.00

Replacement Cost: \$142,324.00

FCI: 0.00%

Building Condition:

			. 1					Calc					
		Unit of						Next	Next				
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$6.21	S.F.	22,923	110	\$156,557	41	1982	1994	2013	35	0	\$142,323	
Building Sitework	\$6.21	S.F.	22,923	110	\$156,557	41	1982	1994	2013	35		\$142,323	
Site Improvements	\$1.99	S.F.	22,923	110	\$50,140	23	1982	1994	2013	15		\$45,581	
Roadways	\$1.28	S.F.	4,667	110	\$6,584	20	1982	2002	2013	15		\$5,985	
Parking Lots	\$1.31	Riser	4,667	110	\$6,715	20	1982	2002	2013	15		\$6,104	
Pedestrian Paving	\$11.55	S.F.	1,985	110	\$25,225	30	1982	2012	2013	10	;	\$22,932	
Site Development	\$0.46	S.F.	22,923	110	\$11,616	12	1982	1994	2013	25		\$10,560	
Fence & Guardrails	\$23.06	L.F.	458	110	\$11,616	12	1982	1994	2013	25		\$10,560	
Site Mechanical Utilities	\$4.22	S.F.	22,923	110	\$106,417	50	1982	2032		44		\$96,742	
Water Supply	\$67.87	L.F.	150	110	\$11,199	50	1982	2032		44		\$10,181	
Oil Interceptor	\$1.78	S.F.	22,923	110	\$44,788	50	1982	2032		44		\$40,716	
Sanitary Sewer	\$104.06	L.F.	150	110	\$17,170	50	1982	2032		44		\$15,609	
Storm Sewer	\$201.58	L.F.	150	110	\$33,260	50	1982	2032		44		\$30,236	
Fuel Distribution			0	0		0	0						
Site Electrical Utilities			0			0	0						
Site Lighting			. 0	0		0	0						

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total				\$53,208							
Building Sitework				\$53,208							*
Site Improvements				\$53,208							
Roadways				\$6,986							
Parking Lots				\$7,126							
Pedestrian Paving				\$26,769							
Site Development				\$12,327							
Fence & Guardrails				\$12,327							
Site Mechanical Utilities											
Water Supply											
Oil Interceptor											
Sanitary Sewer											
Storm Sewer											
Fuel Distribution										r	
Site Electrical Utilities											
Site Lighting											

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 10 - Bailey Hill\Fire Station 10 Site (continued)

Deficiency Sheet:

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 11 - Santa Clara\Fire Station 11 Site

Attributes: Building Use Classification

Fire Stations E - Essential

Department

FIRE

General Information:

Function:

62,909 S.F.

Year Built:

2005

Gross Area:

Last Renovation:

Facility Description:

Fire Station 11 is located at 111 Santa Clara Avenue, in Eugene OR. The 62,909 sq. ft. site is used as Firefighter living quarters and houses department fire fighting apparatus. The property is fenced. The driveways and parking lots are asphalt and concrete pads. The asphalt parking surface, concrete, and fencing appear in good condition.

Current Repair Cost: \$0.00

Replacement Cost: \$227,400.00

FCI: 0.00%

Building Condition:

								Calc					
		Unit of						Next	Next				
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$3.61	S.F.	62,909	106	\$240,837	41	2005	2025		86	0	\$227,400	
Building Sitework	\$3.61	Ş.F.	62,909	106	\$240,837	41	2005	2025		86		\$227,400	
Site Improvements	\$1.48	S.F.	62,909	100	\$93,021	27	2005	2025		80		\$93,021	
Roadways	\$1.28	S.F.	11,361	0	\$14,569	20	2005	2025		75		\$14,569	
Parking Lots	\$1.31	S.F.	11,361	0	\$14,860	20	2005	2025		75		\$14,860	
Pedestrian Paving	\$11.55	S.F.	3,567	0	\$41,208	30	2005	2035		83		\$41,208	
Site Development	\$0.36	S.F.	62,909	100	\$22,384	30	2005	2035		83		\$22,384	
Fence & Guardrails	\$23.05	L.F.	971	0	\$22,384	30	2005	2035		83		\$22,384	
Site Mechanical Utilities	\$2.14	S.F.	62,909	110	\$147,816	50	2005	2055		90		\$134,379	
Water Supply	\$67.87	L.F.	250	110	\$18,665	50	2005	2055		90		\$16,969	
Oil Interceptor	\$0.65	S.F.	62,909	110	\$45,106	50	2005	2055		90		\$41,005	
Sanitary Sewer	\$104.04	L.F.	250	110	\$28,612	50	2005	2055		90		\$26,011	
Storm Sewer	\$201.58	L.F.	250	110	\$55,433	50	2005	2055		90		\$50,394	
Fuel Distribution			0	0		0	0						
Site Electrical Utilities			0			0	0						
Site Lighting			0	0		0	0						

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total											
Building Sitework											
Site Improvements					-						
Roadways											
Parking Lots											
Pedestrian Paving											
Site Development											
Fence & Guardrails											
Site Mechanical Utilities											
Water Supply							T				
Oil Interceptor						Ι,		1			
Sanitary Sewer											
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting											

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 11 - Santa Clara\Fire Station 11 Site (continued)

Deficiency Sheet:

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 13 - University\Fire Station 13 Site

Attributes:

Building Use Classification Fire Stations E - Essential

Department

FIRE

General Information: Function:

Year Built:

1949

Gross Area:

11,463 S.F.

Last Renovation:

Facility Description:

Fire Station #13, Valley River, is located at 1699 Agate St. in Eugene, OR. The site was originally constructed in 1949. The site consists of one building that houses the Fire Department employees and apparatus. The site itself is in good condition.

Current Repair Cost: \$17,166.00

Replacement Cost: \$272,756.00

FCI: 6.29%

Building Condition:

								Calc					I
		Unit of						Next	Next				
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$23.79	S.F.	11,463	110	\$300,032	31	1984	1949	2012	32	\$17,166	\$272,756	6
Building Sitework	\$23.79	S.F.	11,463	110	\$300,032	31	1984	1949	2012	32	\$17,166	\$272,756	6
Site Improvements	\$15.36	S.F.	11,463	110	\$193,728	21	1996	1979	2012	10		\$176,116	l
Roadways	\$1.29	S.F.	1,159	110	\$1,639	20	1996	2016	2012	10		\$1,490	
Parking Lots	\$130.80	S.F.	1,159	110	\$166,754	20	1996	2016	2012	10		\$151,594	
Pedestrian Paving	\$11.56	S.F.	1,993	110	\$25,335	30	1996	2026	2012	7		\$23,032	
Site Development			0			0	0						
Fence & Guardrails	\$23.05	L.F.	0	110		30	1949	1979			\$0		
Site Mechanical Utilities	\$8.43	S.F.	11,463	110	\$106,304	50	1977	1949		80	\$17,166	\$96,640	18
Water Supply	\$67.87	L.F.	150	110	\$11,199	50	1996	2046		72		\$10,181	
Oil Interceptor	\$3.54	S.F.	11,463	110	\$44,677	50	2004	2054		88		\$40,615	
Sanitary Sewer	\$104.04	L.F.	150	110	\$17,166	50	1949	1999			\$17,166	\$15,606	110
Storm Sewer	\$201.59	L.F.	150	110	\$33,262	50	1996	2046		72		\$30,238	
Fuel Distribution		T	11,463	0		0	1949	1949					
Site Electrical Utilities		S.F.	11,463			0	1996	1996					
Site Lighting			11,463	. 0		0	1996	1996			\$0		

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total	\$17,166		\$201,555								
Building Sitework	\$17,166		\$201,555								
Site Improvements			\$201,555								
Roadways	•		\$1,705								
Parking Lots			\$173,491								
Pedestrian Paving			\$26,359			-					
Site Development											
Fence & Guardrails											
Site Mechanical Utilities	\$17,166										
Water Supply											
Oil Interceptor											
Sanitary Sewer	\$17,166										
Storm Sewer											
Fuel Distribution											
Site Electrical Utilities											
Site Lighting					I.						

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Fri, 06-Nov-2009

Facility: \Fire Station 13 - University\Fire Station 13 Site (continued)

Deficiency Sheet:

Deficiency:

Assembly:

G2040105

System: Material:

Fence & Guardrails System

Distress:

Beyond Useful Life

Category: Correction:

Deferred Maintenance Renew System

Note:

Estimates:

Deficiency: Assembly:

G3020

System: Material: **Sanitary Sewer** System

Distress:

Beyond Useful Life

Category: Correction: **Deferred Maintenance Renew System**

Note:

Estimates:

Deficiency:

Assembly: System:

G4020 Site Lighting

Material: Distress:

System Beyond Useful Life

Category: Correction:

Deferred Maintenance Renew System

Note:

Estimates:

Surveyor/Update: Quantity:

Surveyor/Update:

Priority:

Quantity:

Priority:

Meredith K Fox

Raw Cost

Plus or (Minus) Additional Cost **Total Estimated Amount**

Meredith K Fox Fri, 16-Oct-2009

Raw Cost Plus or (Minus) Additional Cost **Total Estimated Amount**

\$11,482.35 \$0.00 \$11,482.35

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

Surveyor/Update:

Priority: Quantity: Meredith K Fox

1

Thu, 15-Oct-2009

Raw Cost Plus or (Minus) Additional Cost

Total Estimated Amount

Eugene, OR

COMET4 Facility Report Facility Executive Summary Report

Report Date: 08 Oct 2010

Facility: \Fire Station 15 - South Hills\Fire Station 15 Site

Attributes:

Building Use

Fire Stations

Classification **Department**

E - Essential

FIRE

General Information:

Function:

Year Built:

1964

Gross Area:

16,007 S.F.

Last Renovation:

Facility Description:

Fire Station 10 is located at 830 E. 33rd. Avenue in Eugene OR. The 16,007 sq. ft. site is used as Firefighter living quarters and houses department fire fighting apparatus. The property is partially fenced. The driveways and parking lots are asphalt and concrete pads. The asphalt parking surface, concrete, and fencing appear in good condition.

Current Repair Cost: \$2,404.00

Replacement Cost: \$150,904.00

FCI: 1.59%

Building Condition:

		Unit of						Calc Next	Next				Į
System	Unit Price\$	Meas	Qty	Renewal%	Renewal\$	Life	Installed	Renewal	Renewal	CI%	Deficiency\$	Replacement Value	FCI%
Total	\$9.43	S.F.	16,007	110	\$165,995	42	1964	1976	2013	10	\$2,404	\$150,903	2
Building Sitework	\$9.43	S.F.	16,007	110	\$165,995	42	1964	1976	2013	10	\$2,404	\$150,903	2
Site Improvements	\$3.39	S.F.	16,007	110	\$59,611	27	1964	1976	2013	13	\$2,404	\$54,191	4
Roadways	\$1.28	S.F.	2,007	110	· \$2,831	20	1964	1984	2013	15		\$2,574	
Parking Lots	\$1.31	S.F.	2,007	110	\$2,888	20	1964	1984	2014	20	\$2,404	\$2,625	92
Pedestrian Paving	\$11.55	S.F.	3,664	110	\$46,562	30	1964	1994	2013	10		\$42,329	
Site Development	\$0.42	S.F.	16,007	110	\$7,330	12	1964	1976	2013	25		\$6,663	
Fence & Guardrails	\$23.06	L.F.	289	110	\$7,330	12	1964	1976	2013	25		\$6,663	
Landscaping			0			0	0	<u> </u>					
Lawns & Ground Cover	-		0	0		0	0						
Site Irrigation			0	0		0	0						
Site Mechanical Utilities	\$6.04	S.F.	16,007	110	\$106,384	50	1964	2014		8		\$96,712	
Water Supply	\$67.87	L.F.	150	110	\$11,199	50	1964	2014		8		\$10,181	
Oil Interceptor	\$2.54	S.F.	16,007	110	\$44,758	50	1964	2014		8		\$40,689	
Sanitary Sewer	\$104.04	L.F.	150	110	\$17,167	50	1964	2014		8		\$15,606	
Storm Sewer	\$201.58	L.F.	150	110	\$33,260	- 50	1964	2014		8		\$30,236	
Fuel Distribution			0	0		0	0						
Site Electrical Utilities			0			0	0						
Site Lighting			0	0		0	0						-

Systems	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Total	\$2,404			\$60,194	\$118,279						
Building Sitework	\$2,404			\$60,194	\$118,279				<u> </u>		
Site Improvements	\$2,404			\$60,194	\$3,126						
Roadways				\$3,004							
Parking Lots	\$2,404				\$3,126						
Pedestrian Paving				\$49,412							
Site Development				\$7,778							
Fence & Guardrails				\$7,778							
Landscaping											1
Lawns & Ground Cover									1		
Site Inigation											
Site Mechanical Utilities					\$115,153						1
Water Supply	,				\$12,122						1
Oil Interceptor					\$48,447						
Sanitary Sewer					\$18,582						
Storm Sewer					\$36,002						
Fuel Distribution									<u> </u>		1
Site Electrical Utilities		1 1115									1
Site Lighting		***						İ			1

COMET4 Facility Report Facility Executive Summary Report

Surveyor/Update: Priority: Quantity:

Eugene, OR

Facility: \Fire Station 15 - South Hills\Fire Station 15 Site (continued)

Deficiency Sheet:

Deficiency: Assembly:

G2020 **Parking Lots**

Parking Lot Failing

System: Material:

Distress: Category:

Correction:

Note:

Deferred Maintenance Replace Parking Lot - Asphalt

Patch cracks in asphalt paving, south parking lot. From '04 FCR.

Estimates:

\$1,608.00

Report Date: 08 Oct 2010

Thu, 21-Jan-2010

Plus or (Minus) Additional Cost **Total Estimated Amount**

Meredith K Fox

1,600

\$1,608.00

Raw Cost

\$0.00